

F. Mayo Building
1517 East Seventh Avenue
Ybor City (Tampa)
Hillsborough County
Florida

HABS No. FL-268

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FLA.
29-TAMP,
14-

PHOTOGRAPH

HISTORICAL AND DESCRIPTIVE DATA

REDUCED COPIES OF MEASURED DRAWINGS

Historic American Buildings Survey
National Park Service
Department of the Interior
Washington, D.C. 20240

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14-

HISTORIC AMERICAN BUILDINGS SURVEY

THE F. MAYO BUILDING

HABS No. FL-268

Location: 1517 East Seventh Avenue, Ybor City, Tampa, Hillsborough County, Florida.

Present Owners: Manuel Buckman and William S. Wightman.

Present Occupant: Vacant.

Present Use: Vacant.

Significance: The Mayo building housed one of the major Spanish theaters in the area. These theaters were extremely popular with the cigar workers. It is the only existing building in Ybor City which is preserved in its original form, with the exception of the first floor balcony which has been removed.

PART I. HISTORICAL INFORMATION

A. Physical History:

1. Date of erection: 1912.
2. Architect: Francis Kennard, local architect.
3. Original and subsequent owners: The Mayo Building was constructed on land originally purchased by Vincent Martinez Ybor, a cigar industrialist, from John Lesley, a local Tampa landowner. Mr. Ybor sold the land to Serafin Sanchez and Ignacio Haya who were among the first men to begin the production of cigars in Tampa. Early deeds recorded the owners of the land as Vincent Martinez Ybor, et al, and clarification of title was made in 1895 when the two lots were sold for \$3,200 to Sanchez and Haya Real Estate Company.

In 1927, Sanchez and Haya Real Estate took a mortgage from U. S. Real Estate who in turn assigned the mortgage to Thomas K. Bray. Bray foreclosed on Sanchez and Haya after the Depression, becoming owner of the lot and building in 1933. Ownership passed into several hands after Bray sold the property in 1938, and from 1945 to present several owners owned the property.

The following title records are compiled from Chelsea Title and Guaranty Company, Tampa, Florida.

1895

Deed recorded July 5, 1895, filed August 9, 1895 Book L1, page 443
Regina Sanchez, et al
to
The Sanchez and Haya Real Estate Company

1904

Deed recorded April 18, 1904, filed April 21, 1904
Book 24, page 291
The Sanchez and Haya Real Estate Company
to
Adolph Ottoi and Bertha Ottoi, his wife

1905

Deed recorded August 6, 1905, filed August 25, 1905
Book 44, page 210
Adolph Ottoi
to
Bertha Ottoi, undivided 1/2 interest, making Bertha Ottoi full owner of the land.

When Adolph Ottoi died, his wife remarried, becoming Bertha Mayo. At the death of Bertha, Francisco Mayo, who remarried to Concepcion Treballe, became owner of the land.

1945

Deed recorded April 13, 1905, filed April 13, 1905
Book 1320, page 311
Francisco Mayo and wife Concepcion Treballe
to
Jose Perez Lorenzo

At the death of Jose Perez Lorenzo, his family sold the land and building to Samuel J. Maistrosky.

1950

Deed recorded July 14, 1950, filed May 6, 1951
Book 1617, page 369
Nieves Nimo Linares, widow of Jose Perez Lorenzo and Delis Perez as executrix of the estate of Jose Perez Lorenzo
to
Samuel J. Maistrosky

1959

Deed recorded March 20, 1959, filed March 21, 1959
Book 292, page 284
Samuel J. Maistrosky, (alias Samuel J. Mack), Aida Mack
to
S. J. Maistrosky Incorporated

1965

Deed recorded August 31, 1965, filed August 31, 1965
Book 1499, page 51
S. J. Mack
to
Self Service Shoe Stores, Incorporated

1973

Deed recorded March 21, 1973, filed March 21, 1973

Book 2644, page 138

Self Service Shoe Store, Incorporated
to

Jacob Manuel Buckman and William S. Wightman

4. Original plans and construction: The building as originally built contained a theater on the first floor and offices on the second and third floors. Francisco Mayo was responsible for the construction of the building.
 5. Alterations and additions: The balcony on the front elevation was removed in the mid 1940s. The first floor was altered to accommodate modern shops. A staircase which opened to the front was removed while windows on the second and third floors have been recently boarded up.
- B. Historical Context: During the early days a popular Spanish theater was ran in the first floor of the building. The Spanish-speaking cigar workers were fond of entertainment, and this theater brought in entertainers from Cuba. It included ventriloquists, impersonators and dramatic plays.

PART II. ARCHITECTURAL INFORMATION

A. General Statement:

1. Architectural character: The building's distinctive feature is its two-story balcony with decorative iron railings and brackets.
2. Condition of fabric: The masonry facade above the first floor is in excellent condition. The remainder of the building is poor.

B. Description of Exterior:

1. Over-all dimensions: The three-story rectangular building measures 35'x 90' and is 54' high. The front (north) elevation is five bays.
2. Foundations: Brick.
3. Walls: Side and rear walls are common brick with headers at every seventh course. Side walls have no openings. Front wall is deep red face brick. Pilasters run on each side of the facade with three corbeled pendant decorations and corbeled and recessed decorative square. Above the corbeled square runs a corbeled band. The whole is capped with a corbeled triangular pediment. Between the pilasters is a regular entablature with a band of

double corbeled bands above the balcony roof. Above this band is a band of corbeled dentils. Above this band is a rectangular corbeled and inserted box containing the lettering "F. MAYO" in brass. Above the building name is a corbeled decoration. The entablature is capped with a flowing cap with corbeled dentils. The first floor front walls have been modified so that no description of the original wall is possible.

4. Structural system, framing: Brick bearing walls and center columns support steel "I" beams. Deep "I" beam supports masonry over first floor theater front and stairway openings.
5. Balconies: The front has a double balcony across the street facade. The second floor balcony is supported on 3" diameter pipe columns inserted into concrete in the sidewalk. These columns support 2"x 10" double girder on floor flanges. 2"x 10" floor joists frame into this girder at one end and into a 2"x 10" plate bolted into the brick at the other end. The decking is 1"x 4" wood. The third floor balcony is supported by 3" pipe columns with floor flanges from the deck below to the girders above. Joists and decking are the same as the second floor. The balcony roof framing is supported on 2" pipe columns. These columns are braced to the building with 1-1/2" pipes. The roof rafters are 1" pipe running to 1-1/2" pipe girders between columns at one end and to brackets set in the brickwork at the other end. All of this pipe framing is connected with standard pipe fittings. Purlins of 3/4" pipe are bolted above the roof rafters and run parallel with the facade. The roof covering is corrugated sheet metal. A galvanized metal ogee gutter is at the leading edge of the roof with one downspout terminating at the bottom of the first floor balcony.

The balcony railings are 1-1/2" pipe attached to the columns using pipe "tee"s and to the building with brackets set in the bricks. The decorative iron balusters are 1" x 3/16" bar stock worked without using heat. They are formed into ovals 5" wide with 28" high ovals alternating with 14" ovals. The balusters are bolted together and on top to 1" x 1/4" bar stock and at bottom to 1" x 1/2" channels. The top bar is then bolted to the railing. The bottom channel is bent down and bolted to the columns. The brackets are 1-1/2" x 3/16" bar stock formed with scroll ends and attached to the pipe work. The brackets are infilled with 1" x 3/16" bar stock in decorative circles and scrolls. The brackets and infill are bolted wherever necessary.

6. Openings:
 - a. Doorways and doors: First floor openings have been completely changed to accommodate various stores. Originally a doorway opened on the right leading to the

stairway to the upper floors. This has been removed. Balcony doors on the second and third floors are centered and have flat voussoirs with no keystones. Doorways have been filled with concrete block.

- b. Windows: Second and third floor windows have flat voussoirs identical and in line with the doors. Doors and windows are regularly spaced. Windows have been filled with block also.

7. Roof: Flat with built-up roofing.

C. Description of Interior:

1. Floor plans: The first floor is presently divided into two rectangular stores. Second and third floors are inaccessible.
2. Flooring: First floor is concrete with terrazzo. Second and third floors are wood.
3. Wall and ceiling finish: The walls are plaster. The first floor ceiling is of decorative tin. Second and third floors are inaccessible.
4. Doorways and doors: Inaccessible.
5. Mechanical equipment: Electric.

D. Site:

1. General setting and orientation: The building faces north and is located in Ybor City, the old Spanish Tampa.
2. Historic landscape design: The building has zero set-back from the sidewalk. The sidewalk has black and white hexagonal concrete tile in unusual design, circa 1905.

PART III. SOURCES OF INFORMATION

A. Interviews:

Bentacourt, Roy, July 26, 1973

Pizzo, Tony, July 30, 1973

B. Bibliography:

Deed records, Chelsea Title and Guaranty Company, Tampa, Florida.

Hillsborough County Tax Assessors Office, Tampa, Florida.

Prepared by:

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and
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Historic American Buildings Survey
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PART IV. PROJECT INFORMATION

The project was made possible by the National Park Service, the Florida Bicentennial Commission and the City of Tampa. Under the direction of John Poppeliers, chief of HABS, the project was completed during the summer of 1973 at the HABS Field Office, Hillsborough Community College, Tampa, Florida, by Professor Donald W. Barnes, Jr. (Architect, North Carolina State University), Field Supervisor; L. Glenn Westfall (Hillsborough Community College), Historian; and four student architects: Steven E. Bauer (University of Kansas); Weldon E. Cunningham (University of Texas); Daniel L. Jacoby (Cornell University); and Amy Weinstein (University of Pennsylvania). The written documentation was edited in 1982 by Susan McCown, a HABS historian in the Washington, D. C. office, for transmittal to the Library of Congress. Walter Smalling, Jr. took the photographs in 1979.